

Evans-Rosedale Request for Expressions of Interest for a Master Developer

Process, Timeline, and Participation

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Today's Meeting

- What is a Request for Expressions of Interest?
- Process and Timeline
- How and When to Participate
- Discussion: Characteristics Desired in the Master Developer
- Discussion: Scoring Criteria

First, what this initiative is not:



Initiative: a Master Developer

Red Outline = Master Development Area

= Owned by City of Fort Worth, Texas, the City's Housing Finance Corporation, or the City's Local Development Corporation


= Owned Privately


Hazel Harvey
Peace Center

Rosedale St



What is an RFEI?





**REQUEST FOR EXPRESSIONS OF INTEREST:
EVANS AND ROSEDALE**

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Information from the Developer:

- 1) Are you interested in taking on this project?
- 2) Are you qualified?
- 3) Are you able to make things happen now?
- 4) What general idea do you have for the development of the area, based on its history and prior planning efforts?

Committees

STAKEHOLDER GROUP

Neighborhood Svcs. Dept. (HFC) – Chad LaRoque, Housing Development Manager

Economic Development Dept. (LDC) – Brenda Hicks-Sorensen, Assistant Director

Economic Development Dept. - Carol Griffith, Business Development Coordinator

Planning & Development Dept. - Eric Fladager, Planning Manager, Comprehensive Planning

Evans/Rosedale Area Representatives: Current President of Historic Southside Neighborhood Association, Walter Williams, and Keith Marshall

Area Business Owners – Jennifer Farmer, Design Principal, F5 Design-Build (owner of former Pinkston's Funeral Home)

Assn. of Federated Women's Clubs – Myrtis Parker, Chair of the Capital Committee

City Council – Robyne Kelly, Appointee

Southeast Fort Worth Inc - Stacy Marshall, President

Near Southside Inc (TIF 4) - Mike Brennan, President

Fort Worth Metropolitan Black Chamber of Commerce – Dee Jennings, President and CEO

DECISION COMMITTEE

Neighborhood Services Dept. – Aubrey Thagard, Director

Economic Development Dept. – Robert Sturns, Director

Planning & Development Dept. - Dana Burghdoff, Deputy Planning Director

Process and Timeline, cont'd

Nov	Present to Historic Southside Neighborhood Association	Nov. 12
	Public Meeting - Southeast Fort Worth	Nov. 28
Dec	Briefings at HFC and LDC, IR for City Council	Dec. 4
	PUBLISH RFEI	Dec. 6
	Q&A	Dec. 13
Jan		
Feb	Responses Due	Feb. 1
	Scoring Meeting - Stakeholder Group Narrows to Top 3	Feb. 15
Mar	Showcase of Top 3 at the Shamblee Library	Feb. 22-Mar. 4
	Decision Meeting - Aubrey, Robert, Dana - Rec.1	Mar. 8
	HFC, LDC, City Council Decision on Master Developer	Mar. 19

Participation

1. This meeting: Discuss Developer Qualifications and Scoring Criteria
2. March: Review the Top Three Responses at the Shamlee Library Display and contribute your thoughts
3. Each action by the Developer (for ex. rezoning, project proposals): Attend meetings to provide your opinions

Master Developer Characteristics

What experience is important?

What type of background?

Who must be on the team?

What “personality” traits are ideal?

What financial backing is needed?

What do we not want?

Evaluation and Scoring Criteria

- a. Does the Criteria list include everything that should be considered? What is missing? What should be removed?
- b. Should the categories be split into smaller categories with their own points?
- c. Are the sections appropriately weighted?

Thank you for Participating!

